Registered No. HSE-49/2016





ఆంధ్రప్రదేశ్ రాజ పత్రము

THE ANDHRA PRADESH GAZETTE

PART I EXTRAORDINARY

PUBLISHED BY AUTHORITY

No.609 **AMARAVATHI, MONDAY , AUGUST 8, 2016** **G.674**

NOTIFICATIONS BY GOVERNMENT

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MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT DEPARTMENT (H1)

DRAFT VARIATION TO THE CHANGE OF LAND USE FROM INDUSTRIAL USE TO RESIDENTIAL USE TO AN EXTENT OF AC. 3.13 CENTS OR 12667.11 SQ.MTS. IN R.S.NO.400/1 AT KAKINADA ROAD, PITHAPURAM MUNICIPALITY AS APPLIED BY SRI K. MUNI REDDY AND SRI N. GANGA REDDY.

[Memo.No.16644/H1/2014, Municipal Administration & Urban Development (H1) Department, 1st August, 2016]

The following draft variation to the Pithapuram General Town Planning Scheme, the Master Plan which was sanctioned in G.O.Ms.No.254 MA., dated 12.07.2004, proposed in exercise of the powers conferred by clause (a) of sub-section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920 (Act VII of 1920) is hereby published as required by clause (b) of sub-section (2) of the said section.

Notice is hereby given that the draft will be taken into consideration after the expiry of fifteen days from the date of publication of the notification in the Andhra Pradesh Gazette and that any objections or suggestions received with respect thereto before expiry of said period will be considered by the Government of Andhra Pradesh. Objections or suggestions should be addressed to the Principal Secretary to Government, Municipal Administration and Urban Development Department, Secretariat, Andhra Pradesh, Hyderabad-22.

DRAFT VARIATION

The site in R.S.No.400/1 to an extent of Ac.3.13 cents in Pithapuram town, the boundaries of which shown in the schedule hereunder and which is earmarked for Industrial in the General Town Planning Scheme (Master Plan) of Pithapuram sanctioned in G.O.Ms.No.254 MA., dt.12.07.2004 is now proposed to be designated for Residential use by variation of change of land use as per Master Plan and also based on the Council Resolution No.350, dated:27.08.2014 and as marked as "A to I" in the revised part proposed land use map bearing G.T.P.No.19/2016/R available in the Municipal Office Pithapuram Town, **subject to the following conditions that;**

1. The applicant shall handover the site affected under 200’-0’’ wide R&B Road to an extent of Ac.0.44 cents to the Municipality through Registered Gift Deed at free of cost.
2. The applicant shall obtain prior technical charges from competent authority before commencement of any development activity at the site under reference.
3. That the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
4. That the above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
5. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
6. The change of land use shall not be used as the proof of any title of the land.
7. The applicant shall provide 9.0 m buffer zone towards Industrial land use (North, South and East sides).
8. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
9. Any other conditions as may be imposed by the competent authority.

SCHEDULE OF BOUNDARIES

North	:	Parvathi Parameswara Sunpipe Company Compound Wall
East	:	Agricultural land in R.S.No.398
South	:	Agricultural land in R.S.No.399
West	:	Existing 100’-0’’ road to be widened to 200’-0’’ (Kakinada – Pithapuram Road)

R. KARIKAL VALAVEN,
PRINCIPAL SECRETARY TO GOVERNMENT